GowlandWhite

Meadow Vale Close, Yarm, TS15 9WG

This immaculately presented two bedroom, second floor apartment is ideally positioned within the sought after High Brook Croft development in Yarm. Tucked away within a pleasant cul-de-sac and surrounded by attractive communal gardens, the property enjoys an excellent location just a short walk from Yarm High Street, with its popular selection of boutique shops, cafés, bars and restaurants, as well as being within easy reach of highly regarded local schools.

The apartment offers stylish and well proportioned accommodation throughout, comprising an entrance hall with tiled flooring and useful storage cupboard, leading into a spacious lounge/dining area featuring a bay window which allows plenty of natural light into the room. The modern fitted kitchen is well equipped with a range of integrated appliances, including a fridge freezer, washing machine, dishwasher, double oven and induction hob.

There are two generously proportioned double bedrooms, both benefitting from fitted wardrobes. The main bedroom is particularly bright and spacious, enjoying attractive dual-aspect windows. A contemporary bathroom, fitted with a shower over the bath, completes the accommodation.

Further benefits include combi gas central heating, uPVC double glazing throughout and a secure entry system. Externally, residents have access to well maintained communal gardens, while the property also benefits from an allocated parking space and additional visitor parking.

Offering comfortable, low maintenance living in a highly desirable Yarm location, this attractive apartment is ideally suited to first-time buyers, downsizers or investors alike and is sure to attract considerable interest.

£172,000

2 1 1 B

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HALLWAY

LOUNGE
19'5" x 10'2" (5.92m x 3.10m)

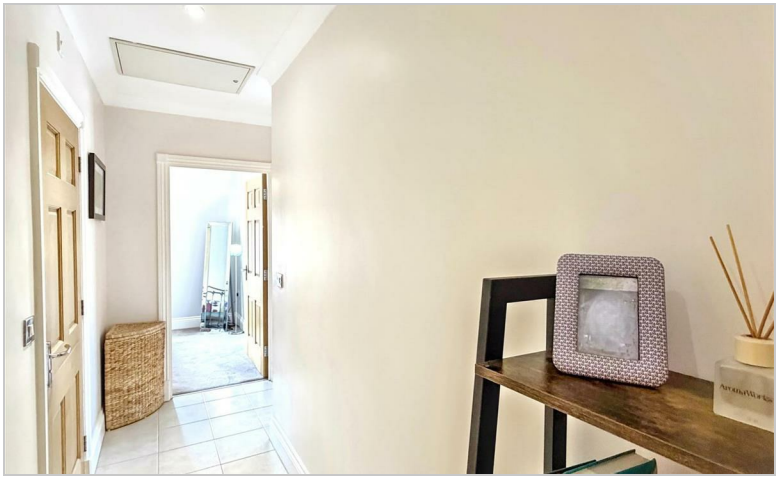
KITCHEN
9'4" x 8'5" (2.84m x 2.57m)

BEDROOM ONE
12'2" x 9'2" (3.71m x 2.79m)

BEDROOM TWO
10'4" x 8'3" (3.15m x 2.51m)

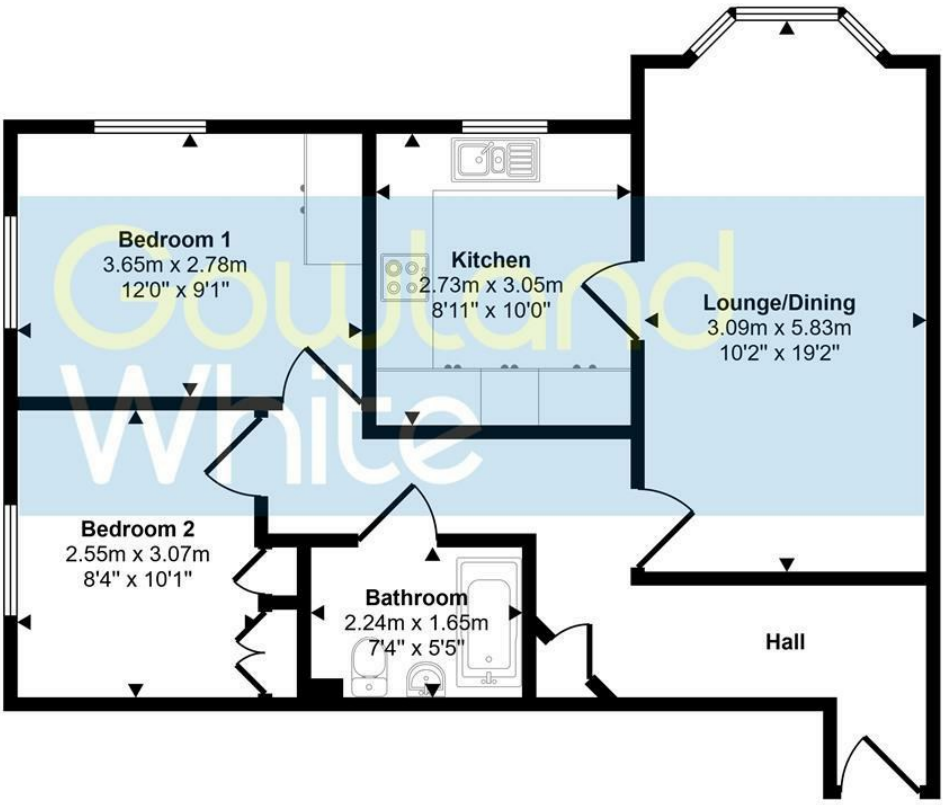
BATHROOM
7'6" x 5'5" (2.29m x 1.65m)

AML PROCEDURE
To comply with anti-money laundering regulations (AML) all estate agents must be registered with HMRC. Gowland White complies with this legislation by using an online AML risk assessment company, approved by the UK Government. Please note that all buyers are charged a fee of £36.00 (inc. VAT), for each buyer, to cover this process. These fees are payable before we can progress an agreed sale.



Floor Plan

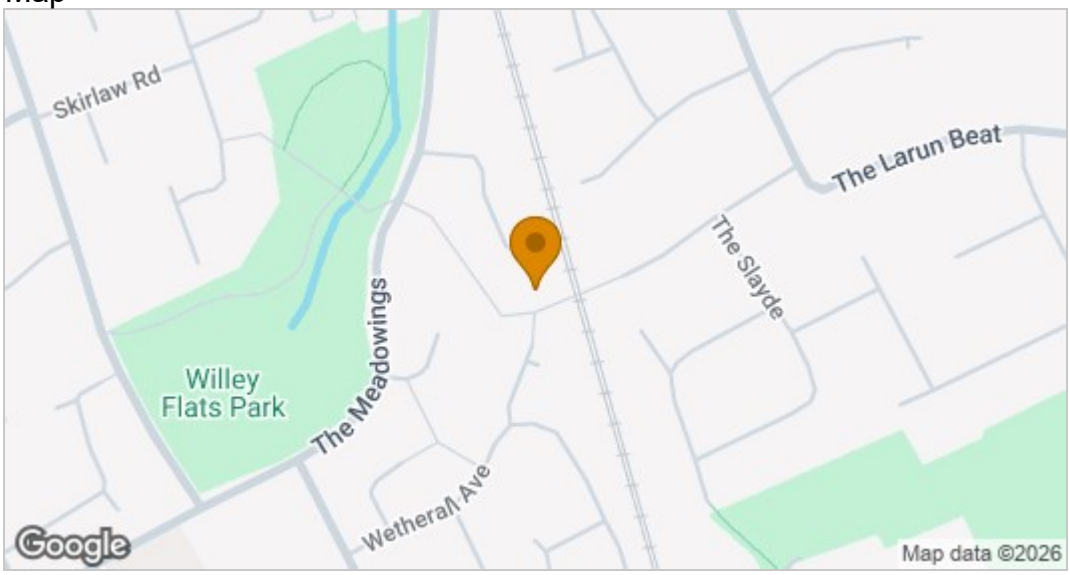
Approx Gross Internal Area
62 sq m / 667 sq ft



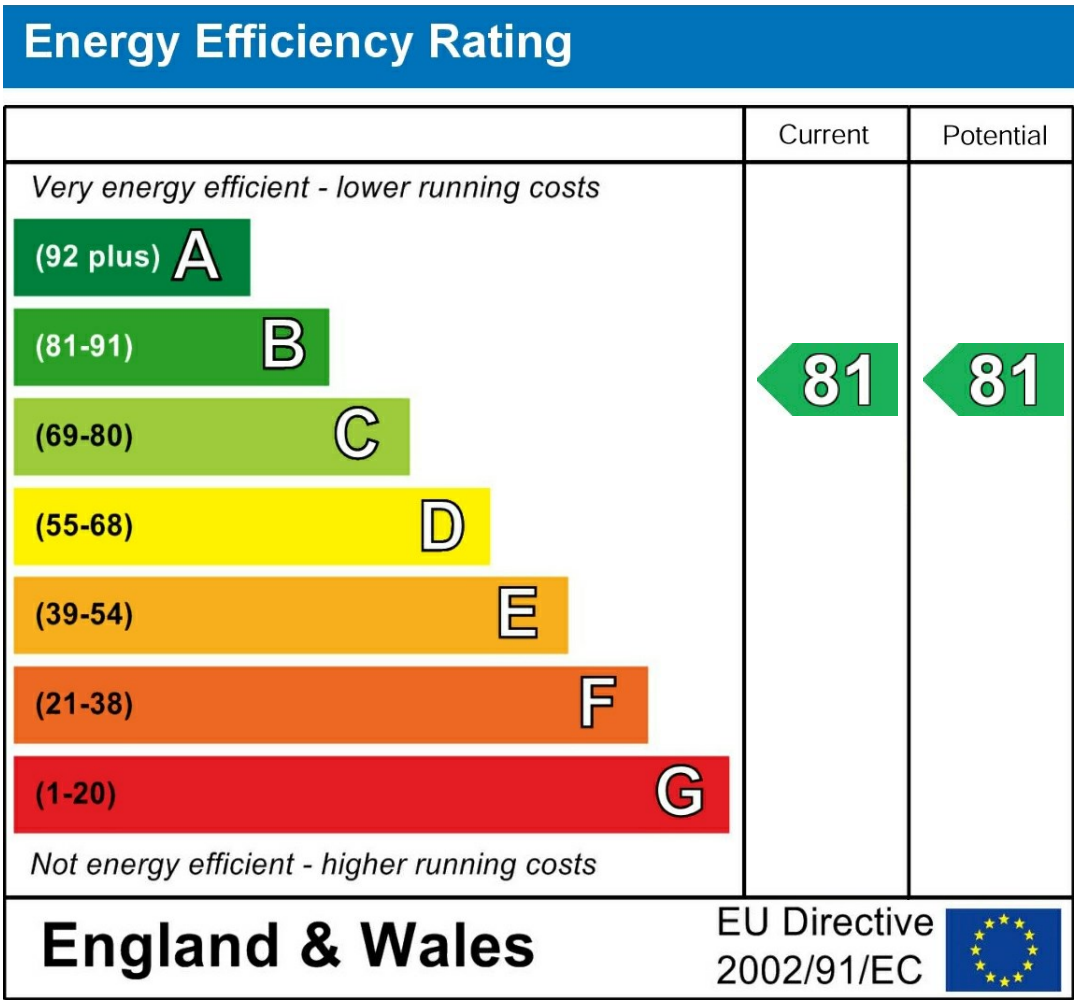
Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Map



EPC graph



VIEWING

Please contact us on 01642 248248 if you wish to arrange a viewing or would like more information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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